Karen Johnson Davidson County
Batch# 1346973 DEEDQC
11/17/2025 11:18:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251117-0091352

1285398

QUITCLAIM DEED

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
First Industrial, L.P. 1 N. Wacker Drive, Suite 4200 Chicago, IL 60606	107-000-163.00	c/o First Industrial Realty Trust, Inc. 1 N. Wacker Drive, Suite 4200 Chicago, IL 60606

This instrument prepared by:
Barack Ferrazzano Kirschbaum & Nagelberg LLP
200 W. Madison Ave, Suite 3900
Chicago, IL 60606
Attn: Christine K. Nichols

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **FR CA PROPERTY HOLDING 4, LP**, a Delaware limited partnership (the "Grantor"), as successor-by-merger to FR ABC, LLC, a Delaware limited liability company, does quitclaim unto **FIRST INDUSTRIAL, L.P.**, a Delaware limited partnership (the "Grantee"), Grantee's successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated by reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This is improved property located at: 211 Ellery Court, Nashville, Davidson County, Tennessee.

STATE OF Illinois
COUNTY OF Cook

The actual consideration for this transfer is ~~One Dollar~~ ($1.00).

Affiant:

Subscribed and sworn to before me this 13 day of November, 2025.

SHELBE JONES
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
February 22, 2026

Notary Public
My Commission Expires: 02/22/26

THIS INSTRUMENT FILED FOR RECORD BY FIRST AMERICAN TITLE INSURANCE CO. AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO ITS EFFECT UPON TITLE.

IN WITNESS WHEREOF, the Grantor has executed this Deed on the date set forth below, to be effective as of November 13, 2025.

GRANTOR:

FR CA PROPERTY HOLDING 4, LP,
a Delaware limited partnership

By: FR CA Holding GP, LLC, a Delaware limited liability company, its general partner

By: First Industrial, L.P., a Delaware limited partnership, its sole member

By: First Industrial Realty Trust, Inc., a Maryland corporation, its general partner

By: _____
Name: Jennifer Matthews Rice
Title: General Counsel

STATE OF Illinois)
)
COUNTY OF Cook)

The foregoing Quitclaim Deed was subscribed, sworn to and acknowledged before me this 13 day of November, 2025, by Jennifer Matthews Rice, as authorized Signatory of First Industrial Realty Trust, Inc., a Maryland corporation, the general partner of First Industrial, L.P., a Delaware limited partnership, the sole member of FR CA Holding GP, LLC, a Delaware limited liability company, the general partner of FR CA Property Holding 4, LP, a Delaware limited partnership, on behalf of said limited partnership.

Witness my hand and official seal this 13 day of November, 2025.

My Commission Expires:
02/22/26

_____
Notary Public

SHELBE JONES
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
February 22, 2026

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202511170091352

EXHIBIT A

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Royal business Center, as shown on plat of record in Instrument No. 200107270080058, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to FR CA Property Holding 4, LP, a Delaware limited partnership (as successor-by-merger to FR ABC, LLC, a Delaware limited liability company), by quitclaim deed on September 30, 2009 from First Industrial, L.P., a Delaware limited partnership, recorded on October 6, 2009 as Document No. 20091006-0093111 in the Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Juliana Ramos, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on November 13, 2025 (date of document).

Affiant Signature

November 17, 2025
Date

State of Illinois

County of Cook

Sworn to and subscribed before me this 17 day of November, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 1/18/26

NOTARY'S SEAL

SELENA RAMOS
OFFICIAL SEAL
Notary Public - State of Illinois
My Commission Expires Jan 18, 2026